

IN RE: PETITION FOR RESIDENTIAL	* BEFORE THE
ZONING VARIANCE	
N/S Timber View Way, 180 ft. N	* ZONING COMMISSIONER
of c/l Knoll Road	
3708 Timber View Way	* OF BALTIMORE COUNTY
4th Election District	
3rd Councilmanic District	* Case No. 95-294-A
Yong Lae Kim, et ux	
Petitioners	*

* * * * *

FINDINGS OF FACT AND CONCLUSIONS OF LAW

This matter comes before the Zoning Commissioner as an administrative variance filed by Yong Lae Kim and Song Ja Kim, his wife, for that property known as 3708 Timber View Way in the Worthington Hillside II subdivision of Baltimore County. The Petitioner/property owners herein seek a variance from Section 1A04.3.B.3 of the Baltimore County Zoning Regulations BCZR) to allow 45 ft., in lieu of 50 ft., for side and front yard property lines and to amend the Final Development Plan for Worthington Hillside II Section I. The relief is more particularly described on Petitioners' Exhibit No. 1, the plat to accompany the Petition.

The Petitioners having filed a Petition for Residential Variance and the subject property having been posted, and there being no request for a public hearing, a decision shall be rendered based upon the documentation presented.

The Petitioners have filed the supporting affidavits as required by Section 26-127 (b)(1) of the Baltimore County Code. Based upon the information available, there is no evidence in the file to indicate that the requested variance would adversely affect the health, safety or general welfare of the public and should, therefore, be granted. In the opinion of the Zoning Commissioner, the information, photographs, and affidavits

ORDER RECEIVED 3/24/95

Date 3/24/95
By Mr. Howard

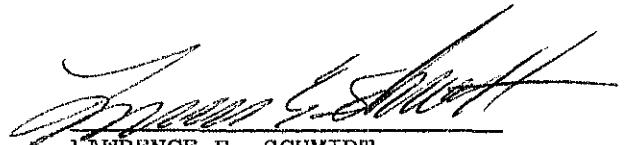
MICROFILMED

submitted provide sufficient facts that comply with the requirements of Section 307.1 of the B.C.Z.R. Furthermore, strict compliance with the B.C.Z.R. would result in practical difficulty and/or unreasonable hardship upon the Petitioners.

Pursuant to the posting of the property and the provisions of both the Baltimore County Code and the Baltimore County Zoning Regulations, and for the reasons given above, the requested variance should be granted.

THEREFORE, IT IS ORDERED by the Zoning Commissioner for Baltimore County this 24th day of March, 1995 that the Petition for a Zoning Variance from Section 1A04.3.B.3 of the Baltimore County Zoning Regulations BCZR) to allow 45 ft., in lieu of 50 ft., for side and front yard property lines and to amend the Final Development Plan for Worthington Hillside II Section I, be and is hereby GRANTED, subject, however, to the following restriction which are conditions precedent to the relief granted herein:

1. The Petitioners are hereby made aware that proceeding at this time is at their own risk until such time as the 30 day appellate process from this Order has expired. If, for whatever reason, this Order is reversed, the Petitioners would be required to return, and be responsible for returning, said property to its original condition.


LAWRENCE E. SCHMIDT
Zoning Commissioner
for Baltimore County

LES:mmm

ORDER REC'D
Date 3/24/95
By M. Horak

Baltimore County Government
Zoning Commissioner
Office of Planning and Zoning



Suite 112 Courthouse
400 Washington Avenue
Towson, MD 21204

(410) 887-4386

March 23, 1995

Mr. and Mrs. Yong Lae Kim
3708 Timber View Way
Baltimore County, Maryland 21136

RE: Petition for Administrative Zoning Variance
Case No. 95-294-A
Property: 3708 Timber View Way

Dear Mr. and Mrs. Kim:

Enclosed please find the decision rendered in the above captioned case. The Petition for an Administrative Variance has been granted, in accordance with the attached Order.

In the event the decision rendered is unfavorable to any party, please be advised that any party may file an appeal within thirty (30) days of the date of the Order to the County Board of Appeals. If you require additional information concerning filing an appeal, please feel free to contact our Appeals Clerk at 887-3353.

Very truly yours,

A handwritten signature in dark ink, appearing to read "Lawrence E. Schmidt", is written over a horizontal line.

Lawrence E. Schmidt
Zoning Commissioner

LES:mmn
encl.





Petition for Administrative Variance

95-294-A

to the Zoning Commissioner of Baltimore County

for the property located at 3708 TIMBER VIEW WAY

which is presently zoned R-C-5

This Petition shall be filed with the Office of Zoning Administration & Development Management.

The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Variance from Section(s) 1904.3.B.3. TO ALLOW 45' IN LIEU OF 50' SIDE/FRONT PROPERTY LINE AND TO AMEND FINAL DEVELOPMENT PLAN FOR WORTHINGTON HILLSIDE II SEC I (PLAT BOOK #52 FOLIO 83, LOT 21).

of the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County; for the following reasons: (Indicate hardship or practical difficulty)

VARIANCE FROM NON-CONFORMING SETBACK IN ORDER TO CLEAR TITLE

Property is to be posted and advertised as prescribed by Zoning Regulations.

I, or we, agree to pay expenses of above Variance advertising, posting, etc., upon filing of this petition, and further agree to and are to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law for Baltimore County.

I/We do solemnly declare and affirm, under the penalties of perjury, that I/we are the legal owner(s) of the property which is the subject of this Petition

Contract Purchaser/Lessee

Legal Owner(s)

(Type or Print Name)

YONG LAE KIM
(Type or Print Name)

Signature

Signature

Address

SUNG JA KIM
(Type or Print Name)

City

State

Zipcode

Signature

(410) 363-3376

Attorney for Petitioner

(Type or Print Name)

3708 TIMBER VIEW WAY

Address

Phone No

Signature

BALTIMORE MD. 21136

City

State

Zipcode

Name, Address and phone number of representative to be contacted

Address

Phone No.

MICHAEL K. SMITH
BPS/land tech., inc

Name

City

State

Zipcode

BOX 5614, BALTO. MD.

Address

435-0800

Phone No

A Public Hearing having been requested and/or found to be required, it is ordered by the Zoning Commissioner of Baltimore County, this ____ day of _____, 19____ that the subject matter of this petition be set for a public hearing, advertised, as required by the Zoning Regulations of Baltimore County, in two newspapers of general circulation throughout Baltimore County, and that the property be reposted

Zoning Commissioner of Baltimore County

REVIEWED BY: SLA

DATE: 2-21-95

Printed with Soybean Ink
on Recycled Paper

ITEM #: 291

ESTIMATED POSTING DATE: _____

Affidavit in support of Administrative Variance

The undersigned hereby affirms under the penalties of perjury to the Zoning Commissioner of Baltimore County, as follows:

That the information herein given is within the personal knowledge of the Affiant(s) and that Affiant(s) is/are competent to testify thereto in the event that a public hearing is scheduled in the future with regard thereto.

That the Affiant(s) does/do presently reside at 3708 TIMBER VIEW WAY
address
BALTIMORE MD. 21136
City State Zip Code

That based upon personal knowledge, the following are the facts upon which I/we base the request for an Administrative Variance at the above address: (indicate hardship or practical difficulty)

VARIANCE FROM NON-CONFORMING SETBACK IN ORDER TO CLEAR
TITLE

That Affiant(s) acknowledge(s) that if a protest is filed, Affiant(s) will be required to pay a reposting and advertising fee and may be required to provide additional information.

x [Signature] (signature)
YongLae Kim (type or print name)
x [Signature] (signature)
Sung Ja Kim (type or print name)



STATE OF MARYLAND, COUNTY OF ~~BALTIMORE~~ HOWARD, to wit:

I HEREBY CERTIFY, this 21 day of FEB, 1995, before me, a Notary Public of the State of Maryland, in and for the County aforesaid, personally appeared

YongLae Kim & Sung Ja Kim

the Affiants(s) herein, personally known or satisfactorily identified to me as such Affiantt(s), and made oath in due form of law that the matters and facts hereinabove set forth are true and correct to the best of his/her/their knowledge and belief.

AS WITNESS my hand and Notarial Seal.

2/21/95
date

[Signature]
NOTARY PUBLIC

My Commission Expires:

KATHLEEN A. DEAN
NOTARY PUBLIC
COMMISSION EXPIRES 6-1-96

Walter T. Parr

Sylvester H. O'Grinc, P.E.

Michael K. Smith, P.L.S.

BPS/land technology, Inc.

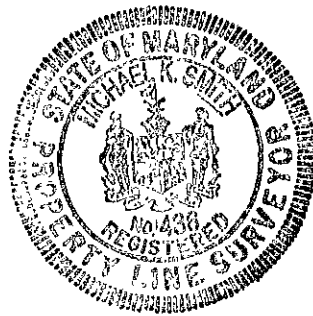
Engineers & Surveyors

95-274-A

P.O. Box 5614 • Baltimore, MD 21210 • (301) 435-0800

ZONING DESCRIPTION FOR 3708 TIMBER VIEW WAY

Beginning at a point on the north side of Timber View Way which is 50 wide at a distance of 180 feet north of the centerline of Timber Knoll Road which is 50 feet wide. Being Lot #21, Section #1 in the subdivision of Worthington Hillside II as recorded in Baltimore County Plat Book E.H.K.Jr. No. 52, folio 83, containing 6.671 acres. Also known as 3708 Timber View Way and located in the 4th Election District, 3rd Councilmanic District.



Michael K. Smith

291.

CERTIFICATE OF POSTING
ZONING DEPARTMENT OF BALTIMORE COUNTY
Towson, Maryland

95-294-A

District: HHA

Date of Posting: 3/3/95

Posted for: Adm. Variance

Petitioner: Yong Lee & Song Ja Kim

Location of property: 3708 Timber View Way, N/S

Location of Signs: Facing road way, on property being zoned

Remarks: _____

Posted by: [Signature]
Signature

Date of return: 3/10/95

Number of Signs: 1





Baltimore County
 Zoning Administration &
 Development Management
 111 West Chesapeake Avenue
 Towson, Maryland 21204

receipt
 95-294-A

Account: R-001-6180

Number

291.

Date

2-21-95.

YONG (AC KRM. 3705 Timber View Way

010 RUAR (ADMIN) 1 SC

OSC 1 SIGN. 35.00

440 ARLEND TOW PLIN 50.00

TOTAL

1135.00.

STRA.

PAID

03A03N0198MICHRC

\$135.00

BA 0011358AM02-21-95

Please Make Checks Payable To: Baltimore County

Cashier Validation

Baltimore County Government
Office of Zoning Administration
and Development Management



111 West Chesapeake Avenue
Towson, MD 21204

(410) 887-3353

ZONING HEARING ADVERTISING AND POSTING REQUIREMENTS & PROCEDURES

Baltimore County Zoning Regulations require that notice be given to the general public/neighboring property owners relative to property which is the subject of an upcoming zoning hearing. For those petitions which require a public hearing, this notice is accomplished by posting a sign on the property and placement of a notice in at least one newspaper of general circulation in the County.

This office will ensure that the legal requirements for posting and advertising are satisfied. However, the petitioner is responsible for the costs associated with these requirements.

PAYMENT WILL BE MADE AS FOLLOWS:

- 1) Posting fees will be accessed and paid to this office at the time of filing.
- 2) Billing for legal advertising, due upon receipt, will come from and should be remitted directly to the newspaper.

NON-PAYMENT OF ADVERTISING FEES WILL STAY ISSUANCE OF ZONING ORDER.

ARNOLD JABLON, DIRECTOR

For newspaper advertising:

Item No.: _____

Petitioner: YONG LAE KIM and SUNG JA KIM

Location: 3708 TIMBER VIEW WAY, BALTO., MD. 21136

PLEASE FORWARD ADVERTISING BILL TO:

NAME: YONG LAE KIM

ADDRESS: 3708 TIMBER VIEW WAY

BALTIMORE, MD. 21136

PHONE NUMBER: (410) 363-3376

AJ:ggs

(Revised 04/09/93)



291.

Baltimore County Government
Office of Zoning Administration
and Development Management



111 West Chesapeake Avenue
Towson, MD 21204

(410) 887-3353

March 2, 1995

NOTICE OF CASE NUMBER ASSIGNMENT

Re: CASE NUMBER: 95-294-A (Item 291)
3708 Timber View Way
N/S Timber View Way, 180' N of c/l Knoll Road
4th Election District - 3rd Councilmanic
Legal Owner(s): Yong Lae Kim and Song Ja Kim

Please be advised that your Petition for Administrative Zoning Variance has been assigned the above case number. Contact made with this office regarding the status of this case should reference the case number and be directed to 887-3391. This notice also serves as a refresher regarding the administrative process.

- 1) Your property will be posted on or before March 5, 1995. The closing date (March 20, 1995) is the deadline for a neighbor to file a formal request for a public hearing. After the closing date, the file will be reviewed by the Zoning or Deputy Zoning Commissioner. They may (a) grant the requested relief, (b) deny the requested relief, or (c) demand that the matter be set in for a public hearing. You will receive written notification as to whether or not your petition has been granted, denied, or will go to public hearing.
- 2) In cases requiring public hearing (whether due to a neighbor's formal request or by Order of the Commissioner), the property will be reposted and notice of the hearing will appear in a Baltimore County newspaper. Charges related to the reposting and newspaper advertising are payable by the petitioner(s).
- 3) Please be advised that you must return the sign and post to this office. They may be returned after the closing date. Failure to return the sign and post will result in a \$60.00 charge.

PLEASE UNDERSTAND THAT ON THE DATE AFTER THE POSTING PERIOD, THE PROCESS IS NOT COMPLETE. THE FILE MUST GO THROUGH FINAL REVIEW. ORDERS ARE NOT AVAILABLE FOR DISTRIBUTION VIA PICK-UP. WHEN READY, THE ORDER WILL BE FORWARDED TO YOU VIA FIRST CLASS MAIL.

A handwritten signature in cursive script, appearing to read "Arnold Jablon".

Arnold Jablon
Director

cc: Yong Lae Kim and Song Ja Kim
Michael K. Smith

Handwritten note: MICRONALM



Baltimore County Government
Office of Zoning Administration
and Development Management



111 West Chesapeake Avenue
Towson, MD 21204

(410) 887-3353

March 13, 1995

Mr. and Mrs. Yong Lae Kim
3708 Timber View Way
Baltimore, Maryland 21136

RE: Item No.: 291
Case No.: 95-294-A
Petitioner: Yong Lae Kim, et ux

Dear Mr. and Mrs. Kim:

The Zoning Advisory Committee (ZAC), which consists of representatives from Baltimore County approving agencies, has reviewed the plans submitted with the above referenced petition. Said petition was accepted for processing by, the Office of Zoning Administration and Development Management (ZADM), Development Control Section on February 21, 1995.

Any comments submitted thus far from the members of ZAC that offer or request information on your petition are attached. These comments are not intended to indicate the appropriateness of the zoning action requested, but to assure that all parties; i.e., zoning commissioner, attorney, petitioner, etc. are made aware of plans or problems with regard to the proposed improvements that may have a bearing on this case. Only those comments that are informative will be forwarded to you; those that are not informative will be placed in the permanent case file.

If you need further information or have any questions regarding these comments, please do not hesitate to contact the commenting agency or Joyce Watson in the zoning office (887-3391).

Sincerely,

A handwritten signature in dark ink, appearing to read "W. Carl Richards, Jr.", is written over a faint, larger version of the same signature.

W. Carl Richards, Jr.
Zoning Supervisor

WCR/jw
Attachment(s)



BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: Arnold Jablon, Director
Zoning Administration &
Development Management

FROM: Pat Keller, Director *A*
Office of Planning and Zoning

DATE: March 9, 1995

SUBJECT: 3708 Timber View Way

INFORMATION:

Item Number: 291
Petitioner: Kim Property
Property Size: _____
Zoning: RC-5
Requested Action: Administrative Variance
Hearing Date: / /

SUMMARY OF RECOMMENDATIONS:

The applicant requests a Variance to allow 45' in lieu of 50' side/front property line and to amend the Final Development Plan for Worthington Hillside II, Section 1.

Based upon a review of the information provided, the staff offers the following comment:

Pursuant to Section 1B01.3A7.b(1) of the Baltimore County Zoning Regulations, an analysis of the subject request reveals that this minor amendment is in accordance with the specific standards and requirements of (BCZR) Article (1B), as required by sub-section 7.b(2).

Notwithstanding the finding that the amendment is in accordance with the appropriate sections of the BCZR and CMDP, staff believes that the applicant will need to prove hardship or practical to justify the location of the proposed dwelling.

Prepared by: Jeffrey W. Long

Division Chief: Gary L. Kerns

PK/JL

Baltimore County Government
Fire Department



700 East Joppa Road Suite 901
Towson, MD 21286-5500

(410) 887-4500

DATE: 03/08/95

Arnold Jablon
Director
Zoning Administration and
Development Management
Baltimore County Office Building
Towson, MD 21204
MAIL STOP-1105

RE: Property Owner: SEE BELOW

LOCATION: SEE BELOW

Item No.: SEE BELOW

Zoning Agenda:

Gentlemen:

Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below are applicable and required to be corrected or incorporated into the final plans for the property.

B. The Fire Marshal's Office has no comments at this time,
IN REFERENCE TO THE FOLLOWING ITEM NUMBERS: 291, 292, 293 AND 294.

RECEIVED

MAR 9 1995

ZADM

REVIEWER: LT. ROBERT P. SAUERWALD
Fire Marshal Office, PHONE 887-4881, MS-1102F

cc: File





**Maryland Department of Transportation
State Highway Administration**

O. James Lighthizer
Secretary
Hal Kassoff
Administrator

3-8-95

Ms. Joyce Watson
Zoning Administration and
Development Management
County Office Building
Room 109
111 W. Chesapeake Avenue
Towson, Maryland 21204

Re: Baltimore County
Item No.: **291 (JRA)*

Dear Ms. Watson:

This office has reviewed the referenced item and we have no objection to approval as it does not access a State roadway and is not effected by any State Highway Administration project.

Please contact Bob Small at 410-333-1350 if you have any questions.

Thank you for the opportunity to review this item.

Very truly yours,

Bob Small

for

Ronald Burns, Chief
Engineering Access Permits
Division

BS/

WICRONT/ML

My telephone number is _____

Maryland Relay Service for Impaired Hearing or Speech
1-800-735-2258 Statewide Toll Free

Mailing Address: P.O. Box 717 • Baltimore, MD 21203-0717
Street Address: 707 North Calvert Street • Baltimore, Maryland 21202

BALTIMORE COUNTY, MARYLAND
DEPARTMENT OF ENVIRONMENTAL PROTECTION AND RESOURCE MANAGEMENT
INTER-OFFICE CORRESPONDENCE

TO: ZADM
FROM: DEPRM
Development Coordination
SUBJECT: Zoning Advisory Committee
Agenda: 3/4/95

DATE: 3/8/95

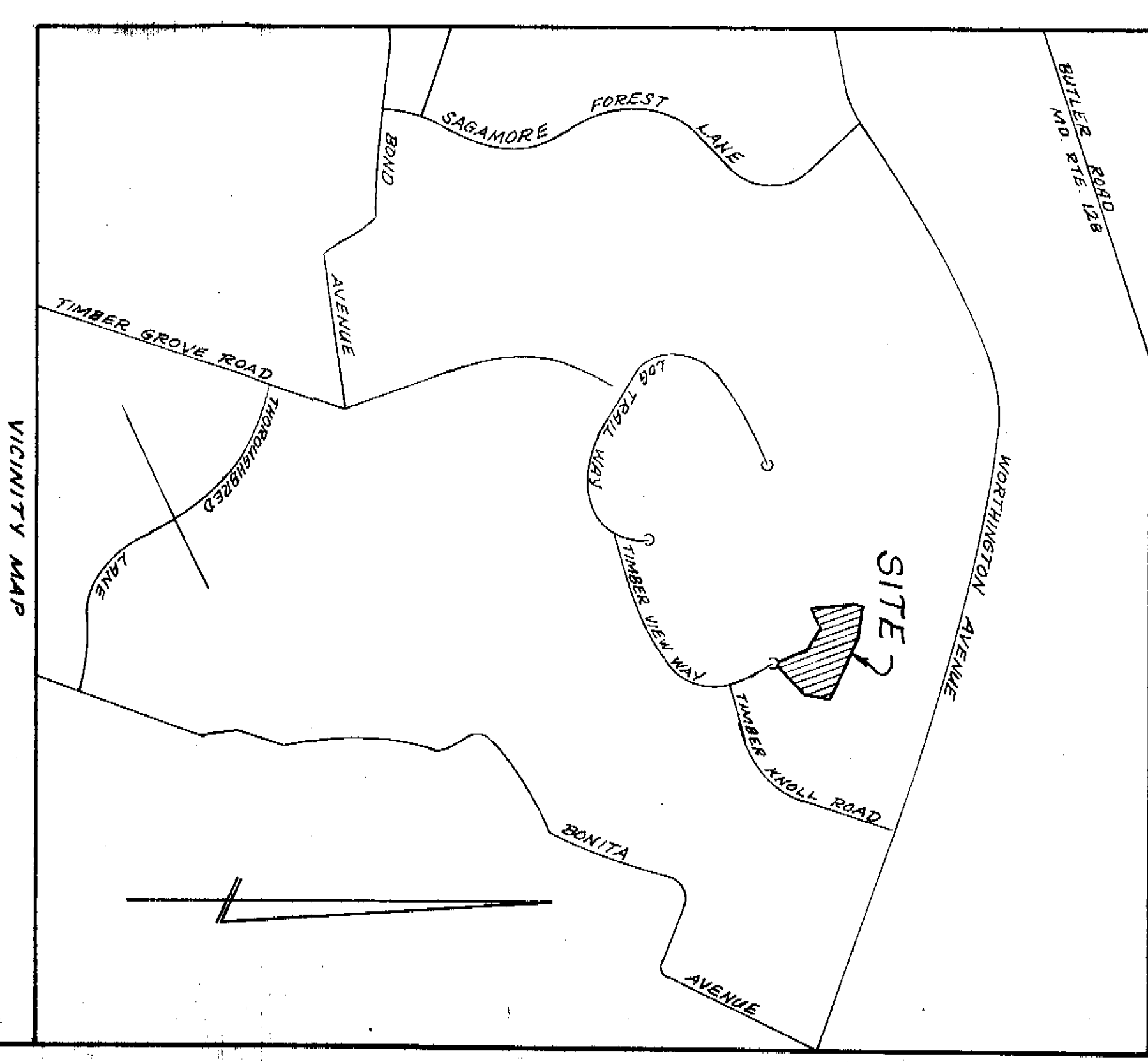
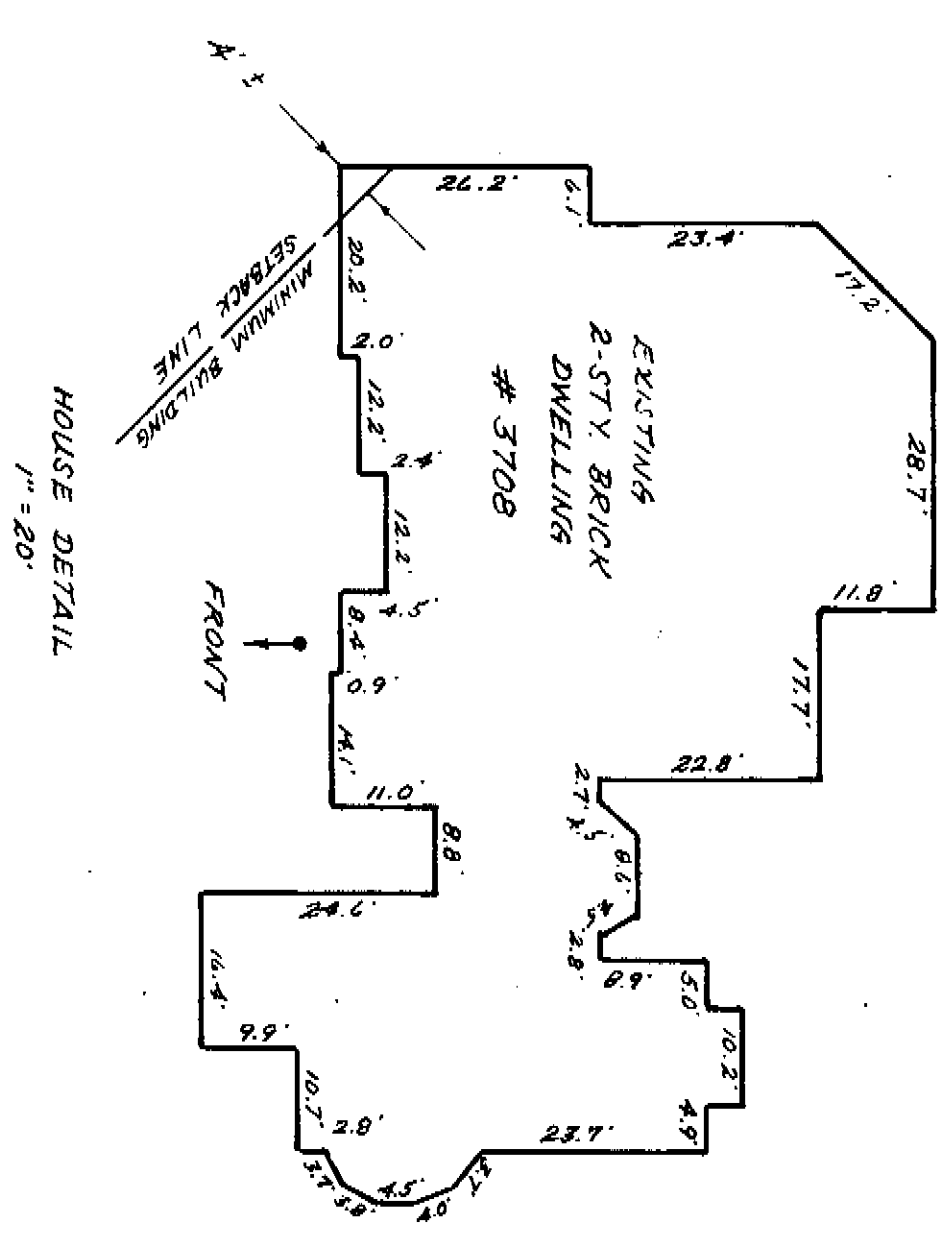
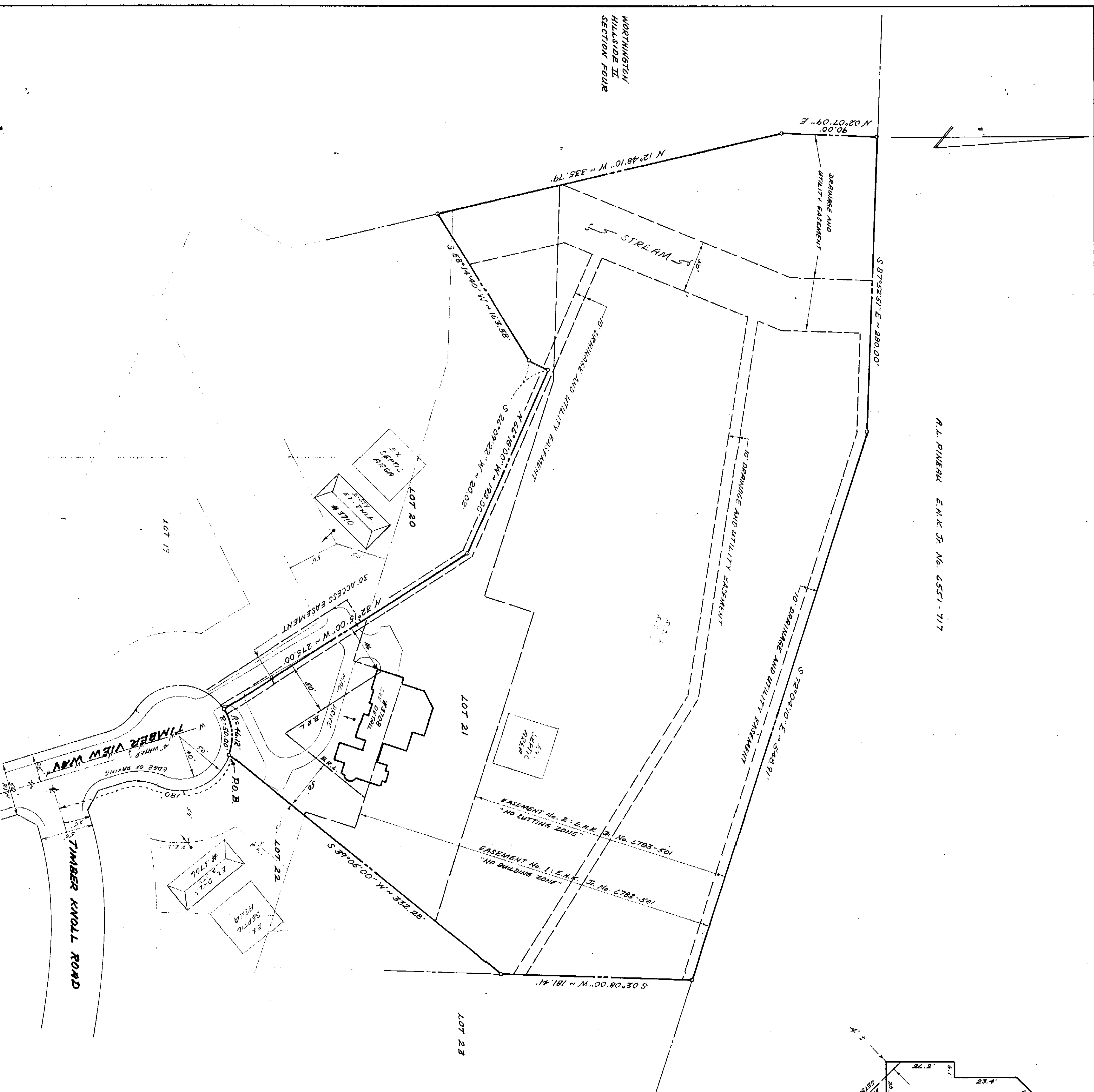
The Department of Environmental Protection & Resource Management has no comments for the following Zoning Advisory Committee Items:

Item #'s:

291
293
295

LS:sp

LETTY2/DEPRM/TXTSBP



BPS/land technology inc.
Engineers & Surveyors
P.O. BOX 5614
Baltimore, Maryland
301-435-0800

NOTE:
THIS PLAT IS FOR ZONING PURPOSES ONLY AND
IS NOT INTENDED FOR USE IN ESTABLISHING
PROPERTY LINES.

REVISIONS		
Date	Description	By

Designed By
Drawn By
Checked By

PLAT TO ACCOMPANY PETITION
FOR ZONING VARIANCE

Scale: 1" = 50' Date: February 21, 1995

LOCATION INFORMATION

1. PROPERTY ADDRESS: 3708 TIMBER VIEW WAY
2. OWNER: Yong Lee Kim AND SUNG JIN KIM
3. SUBDIVISION NAME: WORTHINGTON HILLSIDE II, Section One Plat Book #52, Folio #83, Lot #21
4. ELECTION DISTRICT: 4
5. COUNCILMANIC DISTRICT: 3
6. 1" = 200' SCALE MAPS: N.W. 17-H
7. ZONING: R.C. 5
8. LOT SIZE: 6.57 acres
9. UTILITIES: public water; private septic
10. This lot is not in the Chesapeake Bay Critical Area
11. There are no prior zoning hearings for this lot.
12. TAX ACCOUNT NO. 04-2000001003
13. THIS LOT DOES NOT LIE IN A FLOOD HAZARD AREA AS SHOWN ON FIRM MAP NO. 240010-0210-B.

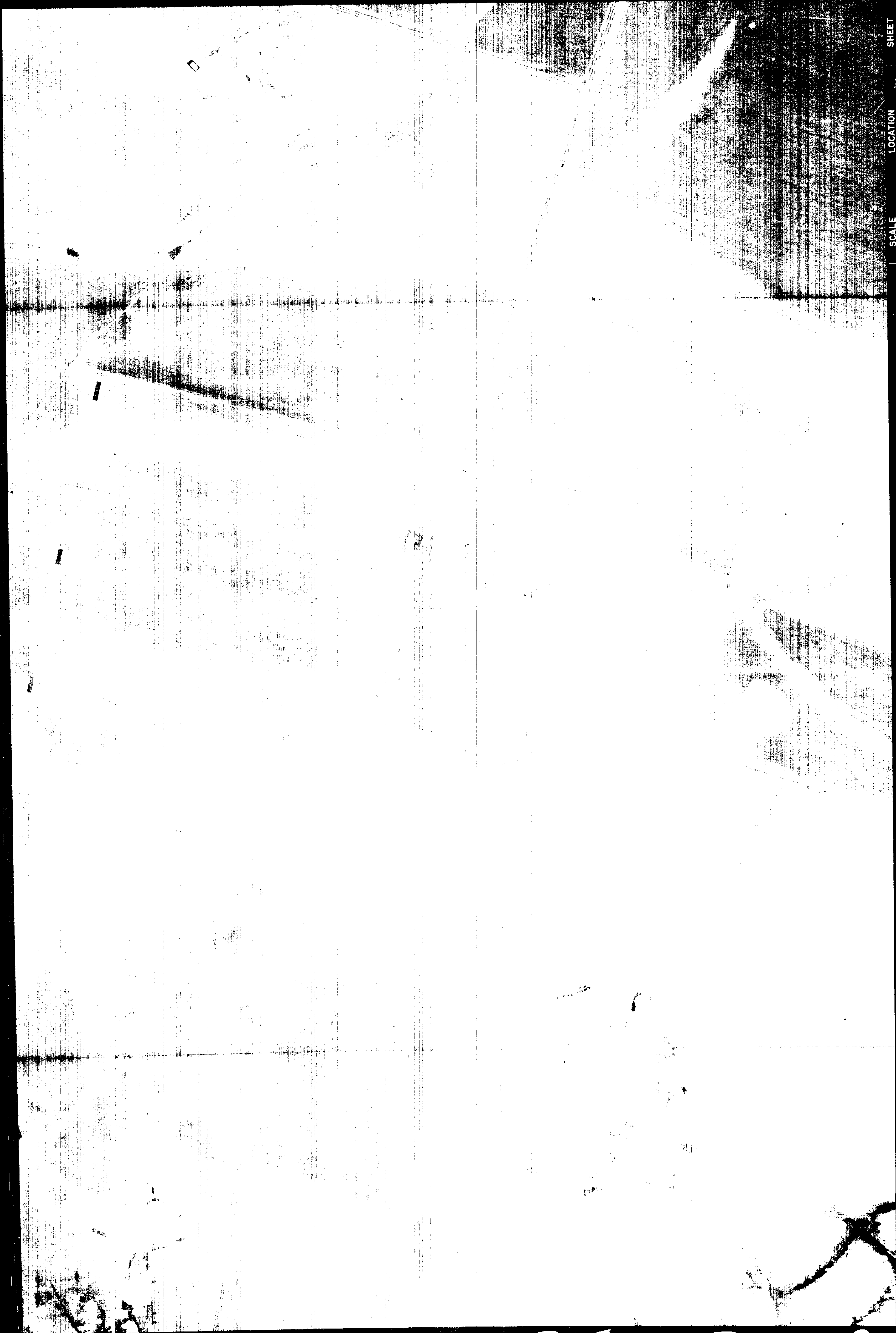
95-294-A

2/21/95

10

BALTIMORE COUNTY
OFFICE OF PLANNING AND
COMMUNITY DEVELOPMENT

95-294-A



SCALE	LOCATION	SHEET
1" = 200' ±	SOUTH OF BELMONT TRACK	MICROFILMED N.W. 17-H
DATE OF PHOTOGRAPHY JANUARY 1986		

BALTIMORE COUNTY
OFFICE OF PLANNING AND ZONING
PHOTOGRAPHIC MAP


PREPARED BY AIR PHOTOGRAPHICS, INC.
MARTINSBURG, W.V. 25401

95-294-A

291

FINDINGS OF FACT AND CONCLUSIONS OF LAW

The Petitioners have filed the supporting affidavits as required by Section 26-127 (b)(1) of the Baltimore County Code. Based upon the information available, there is no evidence in the file to indicate that the requested variance would adversely affect the health, safety or general welfare of the public and should, therefore, be granted. In the opinion of the Zoning Commissioner, the information, photographs, and affidavits


LAWRENCE E. SCHMIDT
Zoning Commissioner
for Baltimore County

ORDER RECEIVED BY MAILING

LES: 1000

(410) 887-4386

March 23, 1995

Very truly yours,


Lawrence E. Schmidt
Zoning Commissioner

LES: $\pi\pi\pi\pi$
enc λ .

 Printed with Soybean Ink
on Recycled Paper

Mike K R #

District: 1708 Date of Posting: 3/3/95
 Posted for: John Venancio
 Petitioner: John E. & Son Jr. Min
 Location of property: 3708 Timber View Way, Hs
 Location of Signs: Facing road w/ out property being taxed
 Remarks: _____
 Posted by: M. Kelly Date of return: 3/10/95
 Number of Signs: 1

	<p>Massachusetts Co. Housing Administration & Development Management 141 West Chestnut Street Boston, MA 02108</p>	<p>RECEIVED 75-274-A</p>	<p>Invoice Date: 10/20/75 Number: 291</p>
<p>DATE: 2-21-75 YONG LEE KIM, 3708 TUNNEY DIAMOND WAY, OAKLAND, (ADMIN.) 1 SC 2 QSD 1500 35.00 G40 PENDING THE PLAN 50.00</p>	<p>291A \$135.00</p>	<p>1 SHD.</p>	<p>1 SHD.</p>

Contract/Purchase Letter

(Type or Print Name)

Signature

Address

City

State

Zip Code

Attorney for Pastowner

(Type or Print Name)

Signature

Address

City

State

Zip Code

Phone No.

Fax No.

Name, Address and phone number of representative to be contacted

MICHAEL K. SMITH
BALTIMORE, MD
Name

RD 504, BALTA, MD 455-0000

Name, Address and phone number of property which is the subject of this Person

Address

City

State

Zip Code

Phone No.

Fax No.

Name, Address and phone number of representative to be contacted

YOUNG LAR KIM
10000
x Jay Lockman
SUNGS JA KIM
Seungin Kim
3700 TIMBER VIEW WAY
BALTIMORE, MD 21234
RD 504, BALTA, MD 455-0000

REVIEWED BY: SLA DATE: 2-21-95  Printed with Soybean Ink on Recycled Paper ITEM #: 291

7:ggg (Revised 04/09/93) 291.

13



111 West Chesapeake Avenue
Towson, MD 21204

(410) 887-3353

March 2, 1995

NOTICE OF CASE NUMBER ASSIGNMENT

Re: CASE NUMBER: 95-294-A (Item 291)
3708 Timber View Way
81/2 Timber View Way, 180' W of 1/2 Kent Road
Via Elevation District - 1st District
Legal Address: Yong Lee Kim and Song Ja Kim

Please be advised that your petition for Administrative Variance has been assigned the above case number. Contact made with this office regarding the status of this case should reference the case number and be directed to 887-3353. This notice also serves as a retriever regarding the administrative process.

1) Your property will be posted on or before March 5, 1995. The closing date (March 20, 1995) is the deadline for a neighbor to file a formal request for a public hearing. After the closing date, the file will be reviewed by the Zoning or Deputy Zoning Commissioner. They may (a) grant the requested relief, (b) deny the requested relief, or (c) demand that the matter be set in for a public hearing. You will receive written notification as to whether or not your petition has been granted, denied, or will go to public hearing.

2) In cases requiring public hearing (whether due to a neighbor's formal request or by order of the Commissioner), the property will be posted and notice of the hearing will appear in a Baltimore County newspaper. Charges related to the reporting and newspaper advertising are payable by the petitioner(s).

3) Please be advised that you must return the sign and post to this office. They may be returned after the closing date. Failure to return the sign and post will result in a \$60.00 charge.

PLEASE UNDERSTAND THAT ON THE DATE AFTER THE POSTING PERIOD, THE PROCESS IS NOT COMPLETE. THE FILE MUST GO THROUGH FINAL REVIEW. ORDERS ARE NOT AVAILABLE FOR DISTRIBUTION VIA PICK-UP. WHEN READY, THE ORDER WILL BE FORWARDED TO YOU VIA FIRST CLASS MAIL.

Carl Johnson

Arnold Jablon
Director

Srs. Yong Lee Kim and Song Ja Kim
Richard K. Smith



111 West Chesapeake Avenue
Towson, MD 21204

(410) 887-3353

March 13, 1995

Mr. and Mrs. Yong Lee Kim
3708 Timber View Way
Baltimore, Maryland 21136

RE: Item No.: 291
Case No.: 95-294-A
Petitioner: Yong Lee Kim, et ux

Dear Mr. and Mrs. Kim:

The Zoning Advisory Committee (ZAC), which consists of representatives from Baltimore County approving agencies, has reviewed the plans submitted with the above referenced petition. Said petition was accepted for processing by the Office of Zoning Administration and Development Management (ZADM), Development Control Section on February 21, 1995.

Any comments submitted thus far from the members of ZAC that offer or request information on your petition are attached. These comments are not intended to indicate the appropriateness of the zoning action requested, but to assure that all parties, i.e., zoning commissioner, attorney, petitioner, etc. are made aware of plans or problems with regard to the proposed improvements that may have a bearing on this case. Only those comments that are informative will be forwarded to you; those that are not informative will be placed in the permanent case file.

If you need further information or have any questions regarding these comments, please do not hesitate to contact the commenting agency or Joyce Watson in the zoning office (887-3391).

Sincerely,

W. Carl Richards, Jr.
W. Carl Richards, Jr.
Zoning Supervisor

WCR/jw
Attachment(s)

Printed with Soybean Ink
on Recycled Paper

BALTIMORE COUNTY, MARYLAND

INTER-OFFICE CORRESPONDENCE

TO: Arnold Jablon, Director
Zoning Administration &
Development Management

FROM: Pat Keller, Director
Office of Planning and Zoning

DATE: March 9, 1995

SUBJECT: 3708 Timber View Way

INFORMATION:

Item Number: 291

Petitioner: Kim Property

Property Size:

Zoning: RC-5

Requested Action: Administrative Variance

Hearing Date: / /

SUMMARY OF RECOMMENDATIONS:

The applicant requests a Variance to allow 45' in lieu of 50' side/front property line and to amend the Final Development Plan for Worthington Hillside II, Section 1.

Based upon a review of the information provided, the staff offers the following comment:

Pursuant to Section 1801.3A7.b(1) of the Baltimore County Zoning Regulations, an analysis of the subject request reveals that this minor amendment is in accordance with the specific standards and requirements of (BCZR) Article (1B), as required by sub-section 7.b(2).

Notwithstanding the finding that the amendment is in accordance with the appropriate sections of the BCZR and CDDP, staff believes that the applicant will need to prove hardship or practical to justify the location of the proposed dwelling.

Prepared by: *Jeffrey M. Long*

Division Chief: *Barry L. Kears*

PK/JL

ITEM291/PZONE/TXTJNL

Pg. 1



700 East Joppa Road, Suite 901
Towson, MD 21286-5500

(410) 887-4500

DATE: 03/08/95

Arnold Jablon
Director
Zoning Administration and
Development Management
Baltimore County Office Building
Towson, MD 21204
MAIL STOP-1105

RE: Property Owner: SEE BELOW

LOCATION: SEE BELOW

Item No.: SEE BELOW

Zoning Agenda:

Comments:

Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below are applicable and required to be collected or incorporated into the final plans for the property.

2. The Fire Marshal's Office has no comments at this time.
IN REFERENCE TO THE FOLLOWING ITEM NUMBERS: 291, 292, 293 AND 294.

RECEIVED
MAR 9 1995

ZADM

REVIEWER: LT. ROBERT P. SAUERWALD
Fire Marshal Office, PHONE: 657-4881, MS-1102F

cc: File

Printed on Recycled Paper



Maryland Department of Transportation
State Highway Administration

O. James Lighthizer
Secretary
Hal Kassoff
Administrator

3-8-95

Ms. Joyce Watson
Zoning Administration and
Development Management
County Office Building
Room 109
111 W. Chesapeake Avenue
Towson, Maryland 21204

Re: Baltimore County
Item No.: 291 (JRA)

Dear Ms. Watson:

This office has reviewed the referenced item and we have no objection to approval as it does not access a State roadway and is not effected by any State Highway Administration project.

Please contact Bob Small at 410-333-1350 if you have any questions.

Thank you for the opportunity to review this item.

Very truly yours,

Bob Small

Ronald Burns, Chief
Engineering Access Permits
Division

BS/

My telephone number is _____
Maryland Relay Service for Impaired Hearing or Speech
1-800-735-2258 Statewide Toll Free

Mailing Address: P.O. Box 717 • Baltimore, MD 21203-0717
Street Address: 707 North Calvert Street • Baltimore, Maryland 21202

BALTIMORE COUNTY, MARYLAND

DEPARTMENT OF ENVIRONMENTAL PROTECTION AND RESOURCE MANAGEMENT

INTER-OFFICE CORRESPONDENCE

TO: ZADM

DATE: 3/8/95

FROM: DEPRM
Development Coordination

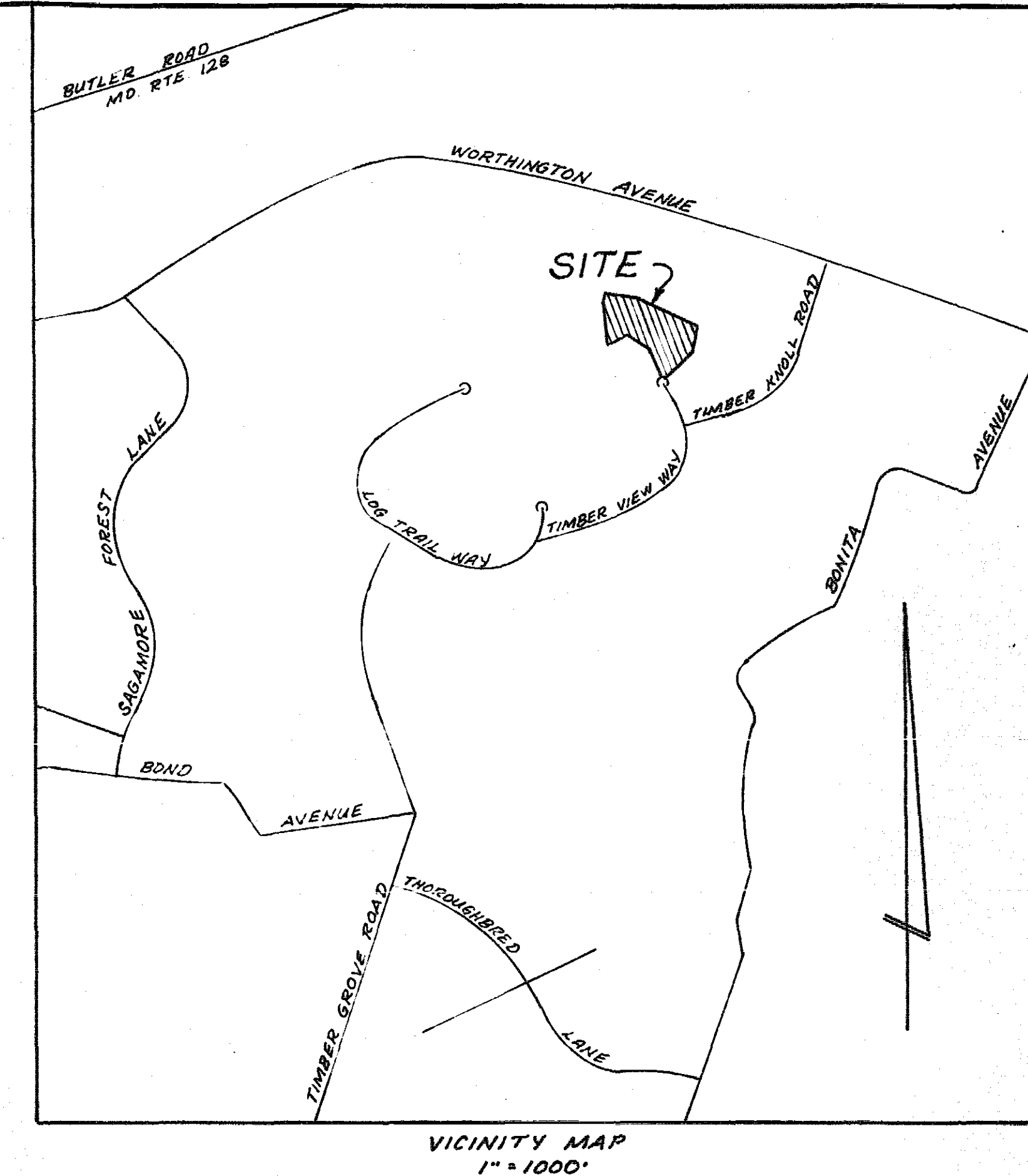
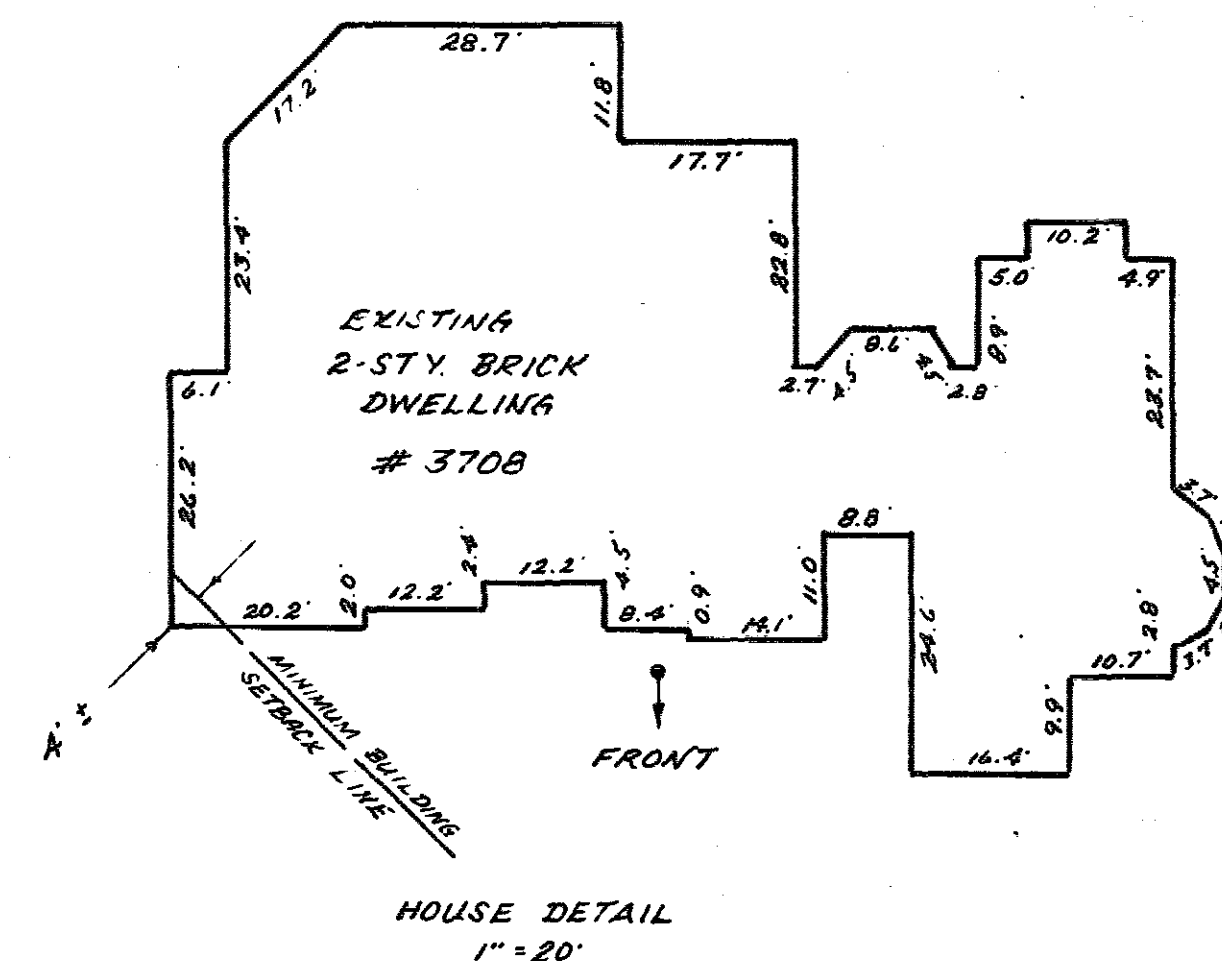
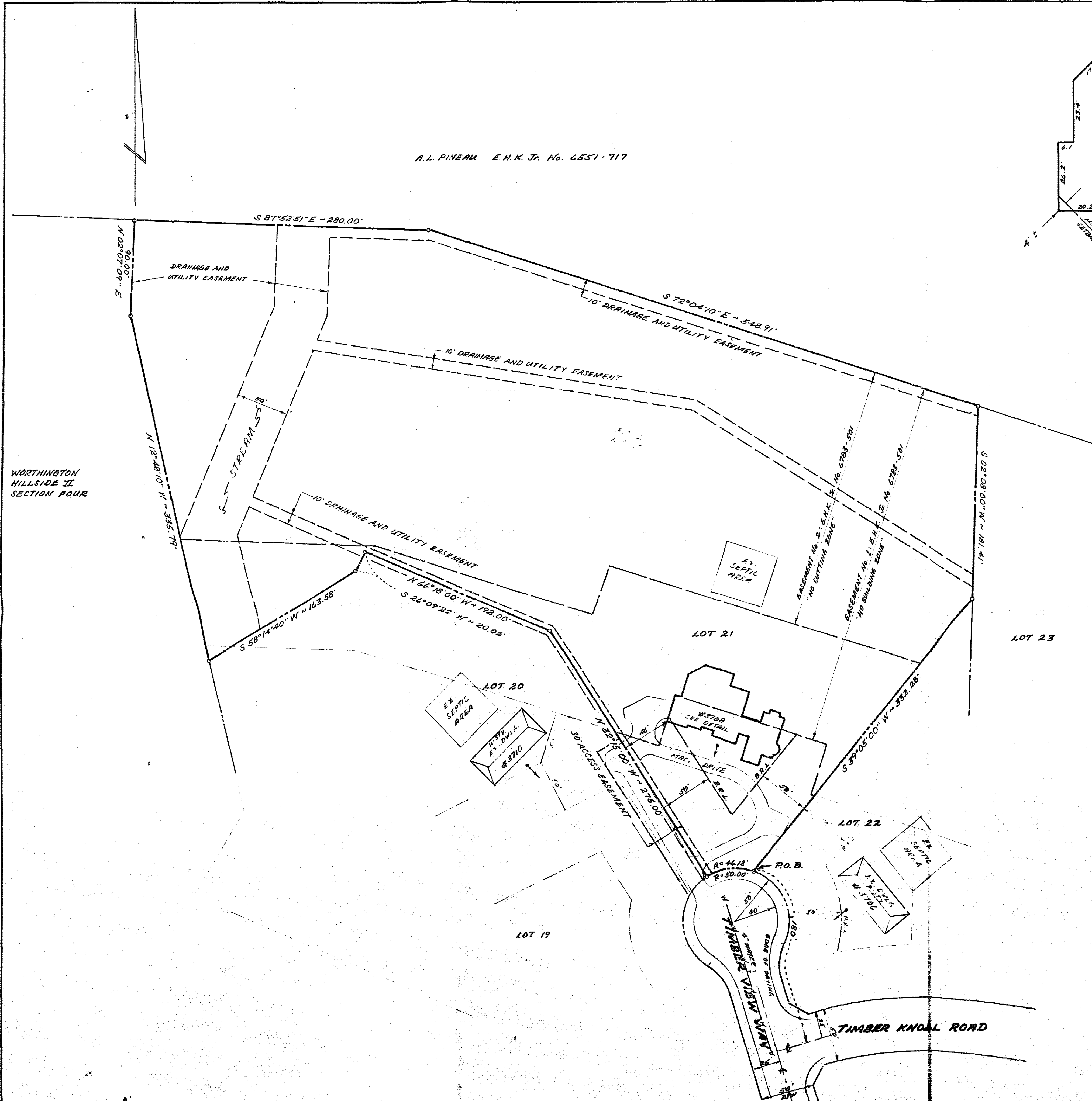
SUBJECT: Zoning Advisory Committee
Agenda: 3/8/95

The Department of Environmental Protection & Resource Management has no comments for the following Zoning Advisory Committee Items:

Item #'s: 291
293
295

LS:sp

LETTY2/DEPRM/TXTSDP



LOCATION INFORMATION

1. PROPERTY ADDRESS: 3708 Timber View Way
TEL: (410) 363-3372
2. OWNER: Yong Lee Kim AND SUNG JA KIM
3. SUBDIVISION NAME: Worthington Hillside II, Section One
plat book #52, folio #83, lot #21
4. ELECTION DISTRICT: 4
5. COUNCILMANIC DISTRICT: 3
6. 1" = 200' SCALE MAPS: N.W. 17-H
7. ZONING: R.C. 5
8. LOT SIZE: 6.67 acres
9. UTILITIES: public water; private septic
10. This lot is not in the Chesapeake Bay Critical Area
11. There are no prior zoning hearings for this lot.
12. TAX ACCOUNT No. 04-2000001303.
13. THIS LOT DOES NOT LIE IN A FLOOD HAZARD AREA AS SHOWN ON FIRM MAP No. 240010-0310-B.

95-294-A

Ref No 1

BPS/land technology inc.

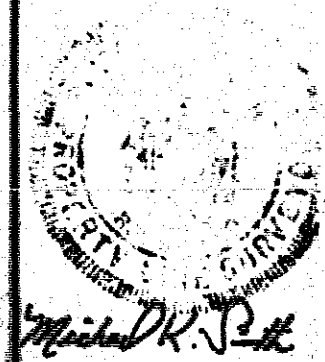
Engineers & Surveyors

P.O. BOX 5614

Baltimore, Maryland

301-435-0800

21210



NOTE:

THIS PLAT IS FOR ZONING PURPOSES ONLY AND IS NOT INTENDED FOR USE IN ESTABLISHING PROPERTY LINES.

REVISIONS

Date	Description	By

Designed By

Drawn By

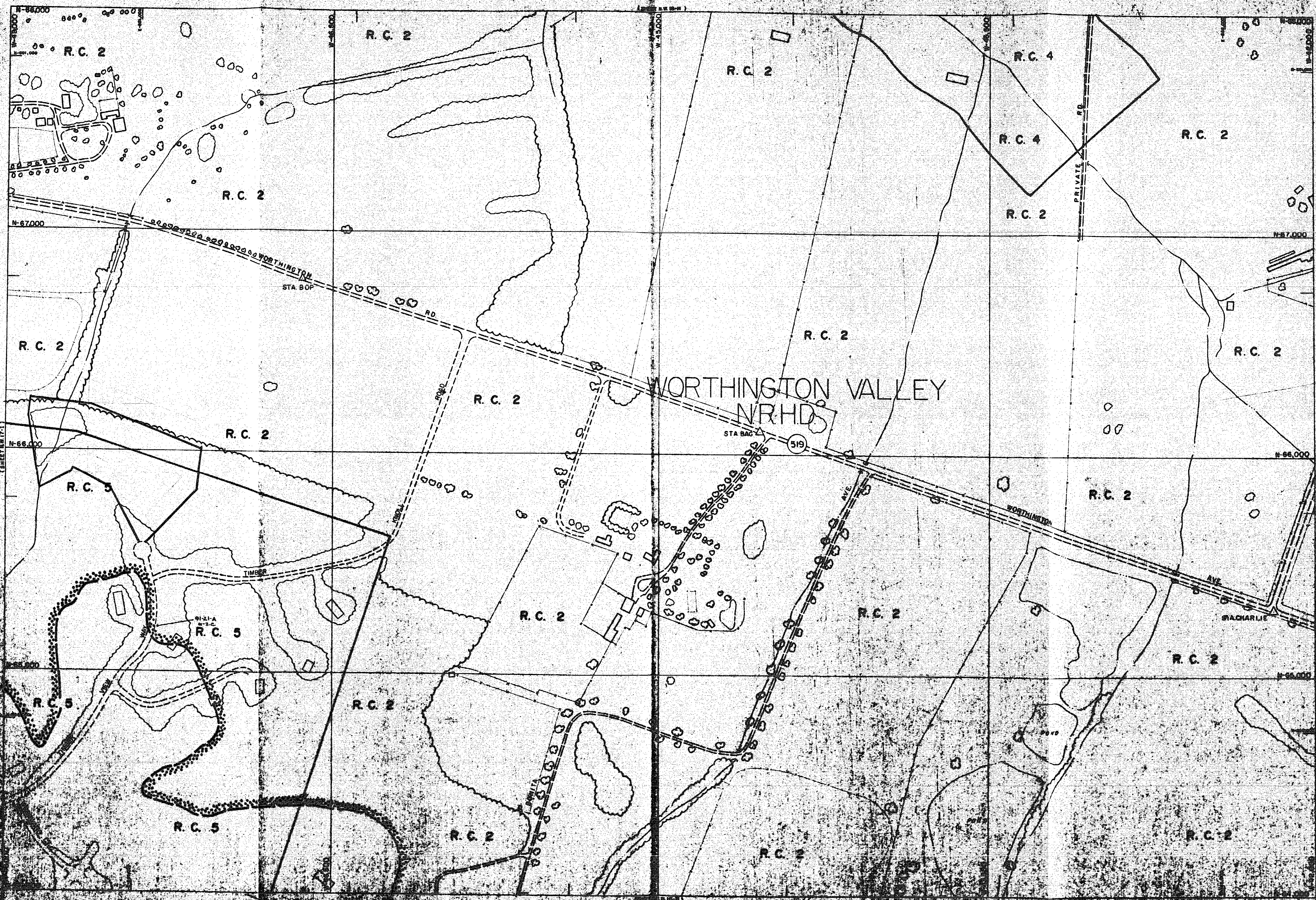
Checked By

PLAT TO ACCOMPANY PETITION

FOR ZONING VARIANCE

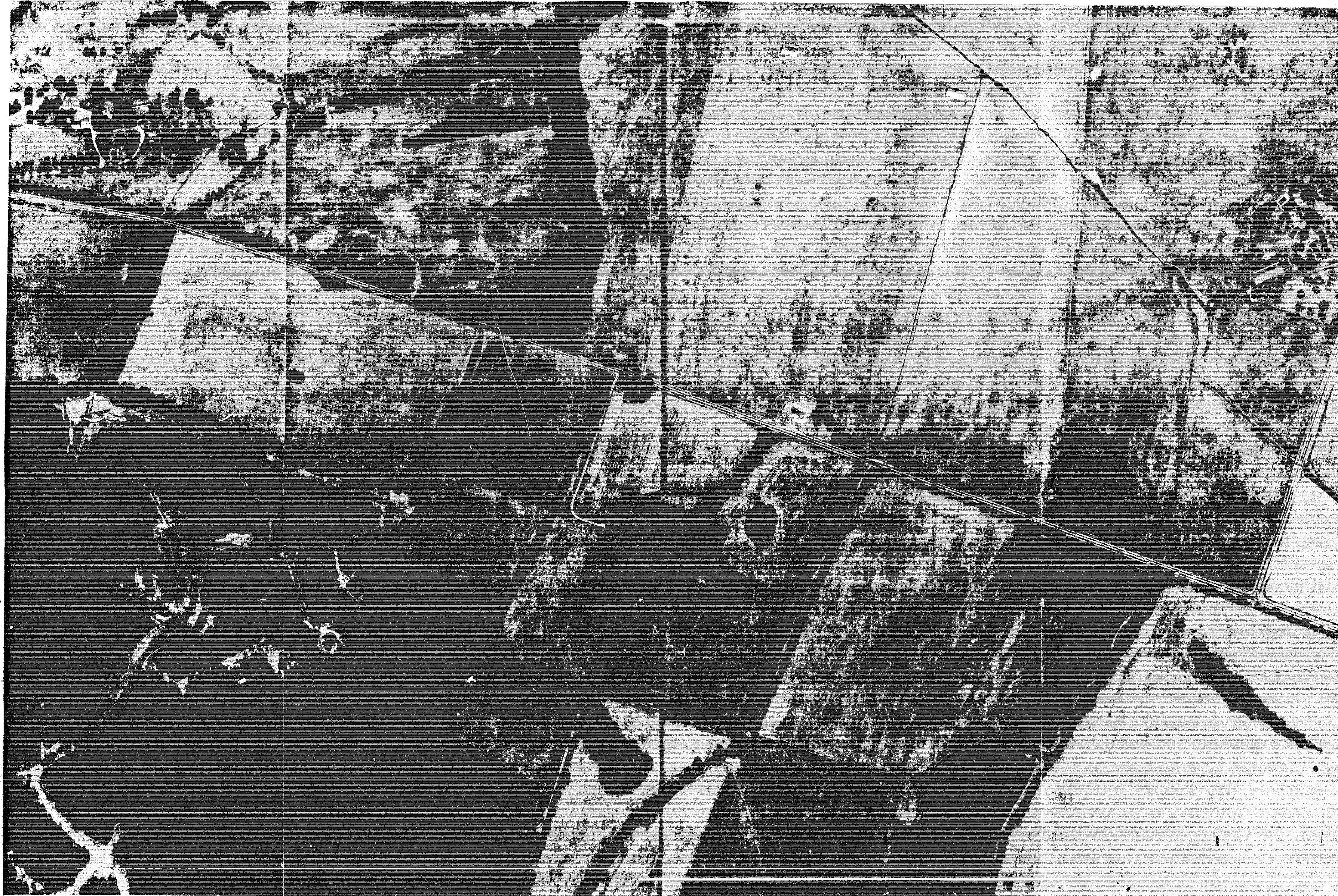
Scale: 1" = 50' Date: February 21, 1995

95-294-A



BALTIMORE COUNTY
OFFICE OF PLANNING AND ZONING
OFFICIAL ZONING MAP
1982

95-294-A



BALTIMORE COUNTY
OFFICE OF PLANNING AND ZONING
PHOTOGRAPHIC MAP

PREPARED BY AIR PHOTOGRAPHICS, INC.
MARTINSBURG, W.V. 25401

SCALE	LOCATION	SHEET
1" = 200' ±	SOUTH OF BELMONT TRACK	N.W. 17-H
DATE OF PHOTOGRAPHY JANUARY 1986		

291